

FILED
GREENVILLE CO. S.C.

Mortgagee's Address:
Suite 103-Piedmont Center
33 Villa Rd., Gvl, SC 29607

FEE SIMPLE

SECOND MORTGAGE

BOOK 1447 PAGE 991

THIS MORTGAGE, made this 23rd day of October,
1978, by and between CHARLES R. MAUNEY and NANCY H. MAUNEY

(the "Mortgagor") and UNION HOME LOAN CORPORATION OF SOUTH CAROLINA, a body corporate (the "Mortgagee"),

WHEREAS, the Mortgagor is justly indebted unto the Mortgagee in the sum of FIFTEEN THOUSAND ONE HUNDRED SIXTY-FIVE AND NO/100-Dollars (\$15,165.00), (the "Mortgage Debt"), for which amount the

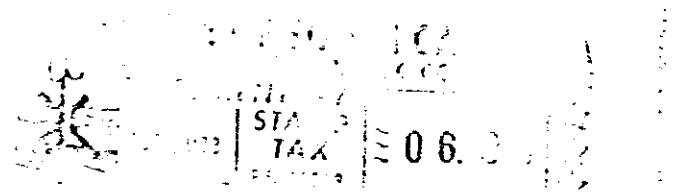
Mortgagor has signed and delivered a promissory note (the "Note") of even date herewith payable to the Mortgagee, or order, the final installment thereof being due on Nov. 15, 1988.

KNOW ALL MEN, that the said mortgagor in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said mortgagee, according to the condition of the said note, and also in consideration of the further sum ONE DOLLAR, to the said mortgagor in hand well and truly paid by the said mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presence do grant, bargain, sell and release unto the said mortgagee:

ALL that certain piece, parcel or lot of land with all improvements thereon situate, lying and being in the State of South Carolina, County of Greenville, in the City of Greer, on the southern side of Parkhill Court being shown and designated as LOT 85 on plat entitled MT. VERNON ESTATES, Sheet No. 1, portion Section I, prepared by Piedmont Engineers and Architects, recorded in Plat Book 4-X at page 13 in the RMC Office for Greenville County and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of Parkhill Court at the joint front corner of Lots No. 85 and 86 as shown on the aforementioned plat and running thence S 25-20 W 175.3 feet to an iron pin; thence N 86-08 W 70 feet to an iron pin; thence N 3-52 E 25 feet to an iron pin; thence N 63-20 W 65.6 feet to an iron pin at the joint rear corner of Lots No. 80 and 85 as shown on the aforementioned plat; thence running along and with the joint property line of Lots No. 80, 81 and 85 N 16-49 E 147.6 feet to an iron pin; thence N 84-34 E 145.22 feet to an iron pin on the southern side of Parkhill Court; thence running along and with the curve of Parkhill Court, the chord of which is S 1-12 W 30 feet to an iron pin; thence continuing along and with the curve of Parkhill Court, the chord of which is S 30-51 E 30 feet to the beginning point.

This is the same property conveyed to the mortgagors by deed of William McB. Wood, et al recorded on August 1, 1978 in Deed Book 1084 at page 426 in the RMC Office for Greenville County.



TOGETHER with the improvements thereon and the rights and appurtenances thereto belonging or appertaining. The land and improvements are hereinafter referred to as the "property".

SUBJECT to a prior mortgage dated June 18, 1974 and recorded in the Office of the Register of Mesne Conveyance (Clerk of Court) of Greenville County in Mortgage Book 1314, page 423 on June 21, 1974.

TO HAVE AND TO HOLD all and singular the said premises unto the said mortgagee, its successors and assigns forever, and the mortgagor hereby binds himself, his successors, heirs, executors, administrators and assigns to warrant and forever defend all and singular the said premises unto the said mortgagee, its successors and assigns, from and against himself, his successors, heirs, executors, administrators and assigns, and all other persons whomsoever lawfully claiming or to claim the same or any part thereof.

PROVIDED, that the Mortgagor shall well and truly pay or cause to be paid the Mortgage Debt hereby secured when and as the same shall become due and payable according to the tenor of the said Note and shall perform all the covenants herein on the Mortgagor's part to be performed, then this Mortgage shall be void.

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